

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): DeKalb County State: GA

PJ's Total HOME Allocation Received: \$35,796,329 PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State: 10			
<u>Program Progress:</u>							
% of Funds Committed	98.11 %	96.53 %	3	94.94 %	81		80
% of Funds Disbursed	89.32 %	84.35 %	6	84.35 %	65		63
Leveraging Ratio for Rental Activities	4.79	3.6	1	4.59	100		100
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	75.30 %	1	81.38 %	100		100
% of Completed CHDO Disbursements to All CHDO Reservations***	62.97 %	49.60 %	4	68.05 %	32		33
<u>Low-Income Benefit:</u>							
% of 0-50% AMI Renters to All Renters	70.38 %	66.03 %	6	79.65 %	19		20
% of 0-30% AMI Renters to All Renters***	21.13 %	32.59 %	9	44.76 %	10		13
<u>Lease-Up:</u>							
% of Occupied Rental Units to All Completed Rental Units***	99.67 %	91.09 %	4	94.31 %	65		61
<u>Overall Ranking:</u>			In State: 5 / 10	Nationally:	44		47
<u>HOME Cost Per Unit and Number of Completed Units:</u>							
Rental Unit	\$20,055	\$12,819		\$25,245	601 Units		47.10 %
Homebuyer Unit	\$22,504	\$16,316		\$14,395	209 Units		16.40 %
Homeowner-Rehab Unit	\$30,565	\$27,844		\$20,186	459 Units		35.90 %
TBRA Unit	\$23,261	\$1,478		\$3,142	8 Units		0.60 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): DeKalb County GA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$57,633	\$113,304	\$30,565
State:*	\$49,171	\$63,608	\$28,725
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 2.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.9

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	2.7	1.9	2.6	0.0
Black/African American:	88.1	95.7	97.2	100.0
Asian:	0.3	1.0	0.2	0.0
American Indian/Alaska Native:	0.0	0.5	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.5	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	7.5	0.0	0.0	0.0

ETHNICITY:

Hispanic	1.3	0.5	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	46.6	25.0	47.7	25.0
2 Persons:	30.6	24.0	29.0	25.0
3 Persons:	13.2	22.6	12.2	50.0
4 Persons:	6.5	14.4	4.1	0.0
5 Persons:	2.5	10.6	3.1	0.0
6 Persons:	0.7	1.9	3.3	0.0
7 Persons:	0.0	1.4	0.2	0.0
8 or more Persons:	0.0	0.0	0.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	47.7	26.0	24.8	100.0
Elderly:	7.2	3.4	58.4	0.0
Related/Single Parent:	27.7	57.7	9.6	0.0
Related/Two Parent:	10.2	11.5	1.7	0.0
Other:	7.2	1.4	5.4	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	5.2	0.0 [#]
HOME TBRA:	2.2	
Other:	20.2	
No Assistance:	72.5	

of Section 504 Compliant Units / Completed Units Since 2001 88

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): DeKalb County State: GA Group Rank: 44
(Percentile)
State Rank: 5 / 10 PJs Overall Rank: 47
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	62.97	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	70.38	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	99.67	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.33	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

